

BERKELEY COUNTY BOARD OF ZONING APPEALS
September 15, 2009

A meeting of the Berkeley County Board of Zoning Appeals was held on Tuesday, September 15, 2009, at 6:00 P.M., in the Assembly Room, Berkeley County Office Building, Moncks Corner, South Carolina.

PRESENT: Mr. Roland Dordal, District No. 3; Mr. William Peck, District No. 5, Mr. Wayland Moody, Chairman of the Board and District No. 6; Mr. Harold Jefferson, District No. 7, and Mr. Blake Easterling, District No. 2. Also present were Mr. Eric Greenway, Zoning Administrator; Mrs. Holly Backus, Planner for Berkeley County, Mr. Josh Gruber, Assistant County Attorney and Mrs. Elizabeth Hoover, Attorney.

Notice of the time, date, place, and agenda of this meeting of the Board of Zoning Appeals was posted in the County Office Building and a copy of such notice was mailed to the news media.

Mr. Moody called the meeting to order and held the swearing in of all applicants. Mr. Dordal made a motion to accept August 18, 2009 minutes, Mr. Jefferson 2nd said motion, no further discussion was held and the motion carried.

CASE # V-09-039 / TMS # 056-00-01-011: Request for an additional 1121sqft for accessory structure(s) and to place a carport in front of a residence on a property zoned R-2, (ordinance allows only 65% of the primary structure; a total of 1279sqft max allowed for accessory

structure(s) and carport to be placed behind a residence), 255 Pooshee Plantation Way, Bonneau. Mr. Dordal made a motion to approve the request due to the fact that he needs more room and the home is rather small, so I approve the size variance and the placement variance and Mr. Easterling seconded the said motion, no further discussion was held and the motion carried.

CASE # V-09-043 / TMS #242-04-01-049: Request for a 5' rear setback for a primary structure zoned GC, (ordinance requires 20' rear setbacks), 583 College Park Road, Ladson. Mr. Jefferson made a motion to approve the request, Mr. Dordal seconded said motion, no further discussion was held and the motion carried.

CASE # V-09-044 / TMS #141-11-01-006: Request for an 8' side setbacks for a primary structure zoned R-2, (ordinance requires 15' side setbacks), 106 Farm Quarters Road, Bay Village, Moncks Corner. Mr. Jefferson made a motion to approve the request, Mr. Dordal seconded said motion, no further discussion was held and the motion carried.

CASE # V-09-045 / TMS #235-13-06-035: Request for carport to be placed in front of primary structure zoned R-1, (ordinance requires accessory structure to be placed 5' rear and side), 215 Mary Scott Drive, Goose Creek, Beverly Hills. Mr. Dordal made a motion to hold the request due the applicant could not being present, Mr. Peck seconded said motion,

no further discussion was held and the motion carried.

CASE # V-09-046 / TMS #267-00-00-121: Request for a lot size variance of .46 acres zoned GC, (ordinance requires lot size of .5 acre), 119 Thomas Cary Court, Wando. Mr. Easterling made a motion to approve the request and Mr. Dordal seconded said motion, no further discussion was held and the motion carried.

CASE # V-09-047 / TMS #162-00-01-006: Request for an administrative appeal from an action of a Zoning Official (July 23, 2009.) Application for appeal filed August 20, 2009, 665 Gaillard Road, Moncks Corner. Mrs. Elizabeth Hoover informed the Board that they do not have the authority to act on this request. Mr. Dordal made a motion to deny the request, Mr. Jefferson seconded said motion, no further discussion was held and the motion carried.

CASE # V-09-048/ TMS #209-03-00-009: Request for a density variance of a total of (2) dwellings on an acre zoned R-2RF, (ordinance requires (1) dwelling per acre), 135 Hillcrest Drive, Chaparral Ranches, Moncks Corner. Mr. Dordal made a motion to approve the request due to the fact that the applicant has some health problems and the neighbors are okay with the placement of the home, Mr. Jefferson seconded said motion, no further discussion was held and the motion carried.

CASE # V-09-049 / TMS #053-00-04-058: Request for 20' second street

setback for an addition to a primary structure zoned Flex-1, (ordinance requires 35' setback), 107 Eagle Point Road, Cross. Mr. Jefferson made a motion to approve the request based on the fact that the applicant is disabled and this will allow for easier ingress/egress for his home, Mr. Easterling seconded said motion, no further discussion was held and the motion carried.

CASE # V-09-050 / TMS #087-00-02-003: Request for (2) lot size variance of 15,815 sq ft and 24,699 sq ft zoned Flex-1, (ordinance requires 30,000 sq ft), 1384 Mail Route Road, Bonneau, Mr. Dordal made a motion to hold the request due to the applicant not being present due to a family emergency, Mr. Easterling seconded said motion, no further discussion was held and the motion carried

Meeting adjourned at 7:30 pm.

A handwritten signature in cursive script that reads "Candy King". The signature is written in black ink and is positioned above a horizontal line.

Candy King, Secretary